

City of Tucson Urban Corridor Planning

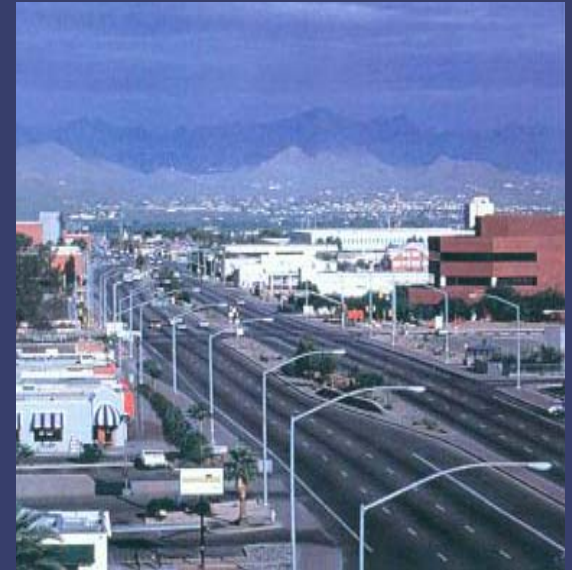


City of Tucson Department of Transportation

May 26, 2006

RTA VOTE

- Voter approval of Regional Transportation Authority \$2.1 Billion regional sales tax
- Road, bicycle, pedestrian and transit improvements
- Several urban corridor projects: Grant Road, 22nd Street, 1st Avenue, Broadway Boulevard



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GRANT ROAD INVESTMENT

- \$166 Million Investment
- 2/3 in right-of-way acquisition and relocation costs
- 1/3 in Construction
- Funding for planning in FY 2008



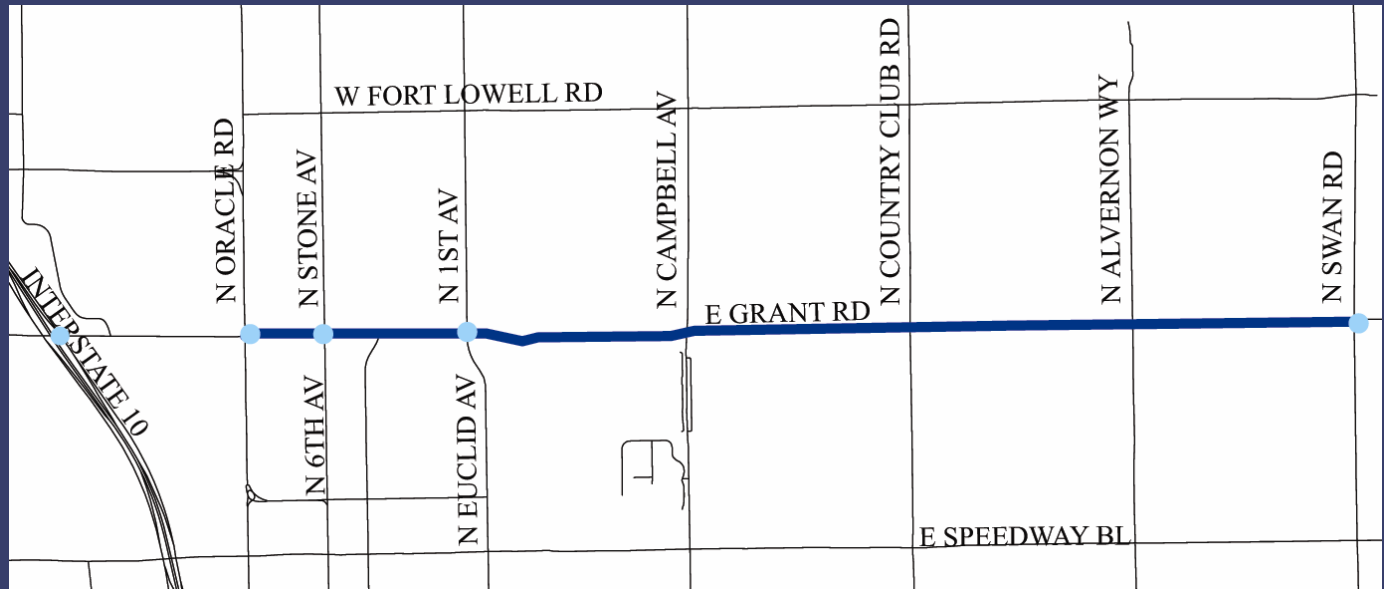
- Right of Way funding begins in FY 2011
- Construction from FY 2013 - 2019



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PARAMETERS



- Road to be widened to 6 lanes from Oracle to Swan
- Accountability to RTA
- Transparent Process
- RTA funding amount
- The rest is open



CONTEXT SENSITIVE SOLUTIONS

- Transparent open process
- Accommodate pedestrians, bicycles, transit, and cars
- Integrate with surrounding street network
- Grant Road as unified place
- Human scale
- Neighborhood compatible development
- Choices and Trade-Offs!



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PROCESS

- Grant Road Corridor Planning Task Force
- Selected by Council Members
- Interdepartmental Staff Team
- Oversee planning and design for entire Corridor
- Public meetings along the corridor



- Clear and decisive decision making
- Fair and reliable acquisition process



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ISSUES TO BE DECIDED

Visioning Exercise- Denver, Colorado



All images and text courtesy Steve Price, Urban Advantage

- Overall Design Vision
- Alignment
- Roadway Design Characteristics
- Land Use
- Access Management



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VISIONING

6th & Stone Visioning Exercise



- What is important to the community?
- What are issues of concern?
- What type of place should Grant Road be?
- Design theme
- Mitigation/Buffering
- New Buildings- where and how big?
- What happens to existing businesses?
- Listening sessions to begin in July through October



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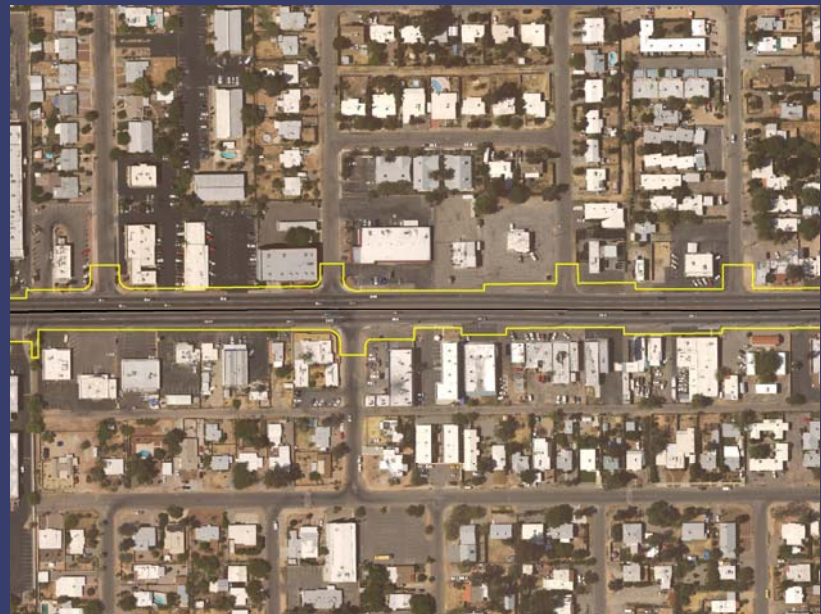


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ALIGNMENT

- Objective Process
 - Selection of Alignment Alternatives for consideration by Mayor and Council
 - Alignment to identify property acquisition program
 - First step toward long-range planning
 - Identify sub-areas
- Alignment study to begin in Winter 2006 - Fall 2007



- Frequency and design of Pedestrian Crossings
- Bike lanes, sidewalks
- Landscaping/Buffering
- Bus Shelters
- Public Parks / Greenways
- Public Art
- Intelligent Transportation Systems
- What is important to you?

A wide-angle photograph of a multi-lane highway, likely I-75 in Atlanta, Georgia. The road is divided into several lanes with white and yellow lane markings. Traffic lights are visible at the intersection ahead. On the left side of the road, there are commercial buildings, including a large white warehouse-like structure. On the right side, there are more commercial buildings, including a large building with a curved roof. Several cars are visible on the road, including a blue car in the right lane and a white car in the left lane. The sky is clear and blue.

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DESIGN CHARACTERISTICS

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Visioning Exercise- El Cerrito, California



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LAND USE

- Identify New and Compatible Future Development
- Plan for vacant parcels
- Workshops and Charities
- Visualization / 3-D modeling
- Land use plan for future decisions
- Identify mass, scale, building height, intensity
- Adopted as Corridor Overlay plan
- Pre-identify land use issues
- Establish clear development guidelines
- Land Use Plan adopted by Mayor and Council



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BUSINESS ASSISTANCE

- Business assistance consultant
- Inventory of vacant strip mall space near Grant Road
- Assist businesses throughout the planning, design, and construction phases
- Help businesses maintain profitability throughout project
- Information program
- Design safe and convenient access to businesses
- Signage and visibility
- Relocation assistance



ACQUISITION

- Fair and impartial
- Relocation assistance
- Fair market value appraisals
- Moving expenses



GRANT ROAD TIME LINE

- Listening Sessions, Summer 2006
- Business Assistance - Immediate
- Formation of Task Force by Fall 2006
- Consultant Selection - Fall 2006
- Alignment Study, Winter 2007 - Fall 2007
- Advance Acquisition - following alignment study
- Roadway Design Themes, Summer 2007 - Spring 2008
- Land Use Planning, Summer 2007 - Summer 2009
- Design - Summer 2009
- Construction - 2013

